

ELIZABETH TOWNSHIP
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Lititz, PA 17543

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NOTICE

The Elizabeth Township Zoning Hearing Board shall meet at 7 p.m. on Wednesday, May 11, 2022, at the Elizabeth Township Municipal Office, 423 South View Drive, Lititz, PA 17543, to consider the following applications:

Case No. 22-03. The application of Larry H. Kreider, 49 West Lexington Road, Lititz, PA 17543, requests a variance of the minimum 250-foot lot width requirement pursuant to Section 202.E. (§185-15.E.) of the Elizabeth Township Zoning Ordinance for property located on the west side of Bomberger Road, 827 feet north of West Lexington Road. The application proposes the subdivision of three (3) lots, each having widths at the building setback line ranging between 243.51 feet and 247.21 feet.

The property is owned by Larry H. & Laverne Kreider, 49 West Lexington Road, Lititz, PA 17543. The property is located within the (R) Rural Zone.

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Case No. 22-04. The application of David D. Fyock on behalf of Halfville Properties, Ltd, 905 Orchard Road, Lititz, PA 17543, requests variances from the following sections of the Zoning Ordinance for property located at 221 West Lexington Road, Lititz, PA 17543, and known as Graybill Machines, Inc.:

1. Section 208.G.2. (§185-21.G.[2]) - the 30-foot side yard setback requirement to install ground-mounted solar arrays within ten (10) feet of the property line, and
2. Section 208.G.4. . (§185-21.G.[4]) - the 75-foot buffer setback for that portion of the industrial property that abuts land within a residential zone and the ten (10) foot setback for a fence. The application proposes to locate the solar arrays within the required buffer area and to place the fence to within six (6) feet from the property line.

The property is owned by Halfville Properties, Ltd., 905 Orchard Road, Lititz, PA 17543. The property is located within the (LI) Limited Industrial Zone.

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Case No. 22-05. The application of Michael L. Zell, on behalf of Donald A. Garber, 568 Kraybill Church Road, Mount Joy, PA 17552, requests a variance of the 50-foot front yard setback requirement pursuant to Section 202.D. (§185-16.D) of the Zoning Ordinance for property located at 221 Beechwood Drive, Lititz, PA 17543. The application proposes additions to the existing non-conforming dwelling having a current setback of 36.5 feet. The resulting setback following the additions would be 30'-10".

The property is owned by Donald A. Garber, 616 Shadetree Boulevard, Marietta, PA 17547. The property is located within the (R-1) Suburban-Residential Zone.

**ZONING HEARING BOARD
ELIZABETH TOWNSHIP
LANCASTER COUNTY, PENNSYLVANIA**

